



**General Services Administration
National Capital Region**

July 30, 2020

Ms. Patricia Plummer and Dr. Emmanuel Irono
CAC-Motir Joint Venture, LLC
1508 East Capitol St., NE
Washington, DC 20003

Subject: 1800F Collocation, Auditorium, and Childcare Center Project (Contract No. 47PM1119C0006 (the "Contract")): NOTICE OF CONCERN - Ordered Materials, HVAC Requirements and Construction Project Management

Dear Ms. Plummer and Dr. Irono:

GSA is very concerned that the long lead materials have not been ordered, there has not been progress on the HVAC work in rooms 2242, 3242, 4242, and 7240, and the lack of superintendence, taken together, are endangering performance of the contract. In accordance with FAR 52.236-15(c), CAC/Motir Joint Venture, LLC (the "JV") is not prosecuting the work with sufficient diligence to ensure contract completion by September 20, 2020.

On April 30, 2020, the JV was directed to provide P-100 compliant cooling/heating and temperature control in rooms 2242, 3242, 4242, and 7240. The JV has failed to perform this work after receipt of multiple directives from GSA.

The JV has been asked to provide confirmation of receipt for purchase of the Demountable Partitions for the 7th Floor, 3rd Corridor; Specialty Wood Louvers for the IT Service Center, Room #1238; and Felt Ceiling Baffles for 7th Floor Quiet Car area. Per the JV's schedule dated 6/29/2020, materials were to be purchased by 6/29/2020; delivery to site occurs between 6/29/2020 and 8/28/2020; and installation is to occur until the end of the project, 9/20/2020. The JV has failed to provide this documentation after multiple requests from GSA. Per paragraph III.D (13) of the Agreement, "[t]he Contracting Officer shall be entitled ... to rely upon the Project Schedule to evaluate the Contractor's progress." GSA must confirm JV's compliance with the scheduled long lead orders. The JV's failure to make those orders, provide evidence of the orders, and/or deliver the materials to the site is endangering performance of the contract.

GSA requested the JV confirm continuance of Construction Management Services by 7/29/2020, as a result of the notice from Warner Construction Consultants, Inc. (WCC) that it would cease working on the project as of close of business on 7/23/2020. However, to date, GSA has not received any such confirmation. In accordance with FAR 52.236-6, the project must have superintendence at all times during performance of this contract and until the work is completed and accepted. Accordingly, pursuant to FAR 52.236-6 and Section III.C of the Agreement, by close of business on Friday, July 31, 2020, provide me with the name of the competent superintendent at the worksite.

GSA expects the JV to: (1) immediately perform the required HVAC work as previously directed, (2) provide the requested ordered material confirmation by August 4, 2020; and (3) provide the name of its onsite superintendent by close of business on Friday, July 31, 2020. Your failure to comply with these requests may be considered default in accordance with FAR 52. 249-10.

U.S. General Services Administration
1800 F Street, NW
Washington, DC 20006
www.gsa.gov

If you have any questions pertaining to this letter, please feel free to contact the undersigned at (202) 365-6394.

Sincerely,

Chrischanda S. Smith,
Contracting Officer
General Services Administration

cc: Aaron Hassinger, GSA; Christopher Hudson-Boyd, GSA; Ashley Abdullah, AFG; Kai Goodrich, AFG; Jennifer Jones, Motir; Noah Meissner, Surety; Harry McKee III, Surety; Shuraie Mackin, SBA; Pamela Mannion, SBA